

SNAPSHOT of HOME Program Performance--As of 03/31/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Somerset County Consortium**

State: **NJ**

PJ's Total HOME Allocation Received: **\$10,579,809**

PJ's Size Grouping*: **C**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:			PJs in State: 27				
% of Funds Committed	100.00 %	91.60 %	1	92.07 %	100	100	
% of Funds Disbursed	93.03 %	82.33 %	1	84.14 %	90	91	
Leveraging Ratio for Rental Activities	2.49	5.08	21	4.79	35	31	
% of Completed Rental Disbursements to All Rental Commitments***	97.06 %	82.23 %	9	81.45 %	43	55	
% of Completed CHDO Disbursements to All CHDO Reservations***	73.52 %	64.03 %	11	69.74 %	46	49	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	95.24 %	83.30 %	3	80.97 %	78	83	
% of 0-30% AMI Renters to All Renters***	88.10 %	44.72 %	1	45.50 %	95	97	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	95.24 %	96.38 %	21	95.55 %	29	29	
Overall Ranking:			In State:	2 / 27	Nationally:	91 93	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$34,278	\$27,807		\$26,831	126 Units	34.10 %	
Homebuyer Unit	\$19,301	\$17,000		\$15,029	111 Units	30.10 %	
Homeowner-Rehab Unit	\$28,922	\$15,689		\$20,806	28 Units	7.60 %	
TBRA Unit	\$12,857	\$8,241		\$3,228	104 Units	28.20 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (214 PJs)

C = PJ's Annual Allocation is less than \$1 million (283 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Somerset County Consortium NJ

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$65,824	\$94,433	\$28,139
State:*	\$107,990	\$96,653	\$17,374
National:**	\$96,090	\$75,663	\$23,585

CHDO Operating Expenses:
(% of allocation)

PJ: 0.1 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.12

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	57.5	50.9	60.7	8.7	Single/Non-Elderly:	52.5	45.4	14.3	25.0
Black/African American:	26.7	27.8	21.4	5.8	Elderly:	16.7	0.9	25.0	6.7
Asian:	0.0	2.8	0.0	0.0	Related/Single Parent:	25.8	36.1	21.4	46.2
American Indian/Alaska Native:	0.0	0.0	0.0	7.7	Related/Two Parent:	1.7	13.0	35.7	22.1
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	3.3	1.9	3.6	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	3.6	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.8	1.9	0.0	0.0					
Asian/Pacific Islander:	0.0	1.9	0.0	37.5					
ETHNICITY:									
Hispanic	15.0	13.0	14.3	40.4					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	59.2	41.7	21.4	23.1	Section 8:	53.3	0.0	#	
2 Persons:	18.3	25.0	28.6	24.0	HOME TBRA:	0.0			
3 Persons:	9.2	21.3	14.3	15.4	Other:	28.3			
4 Persons:	10.0	9.3	28.6	17.3	No Assistance:	18.3			
5 Persons:	1.7	0.9	3.6	15.4					
6 Persons:	1.7	0.0	0.0	1.9					
7 Persons:	0.0	0.0	0.0	2.9					
8 or more Persons:	0.0	0.0	3.6	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				109

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Somerset County Consortium

State: NJ

Group Rank: 91
 (Percentile)

State Rank: 2 / 27 PJs

Overall Rank: 93
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 75.25%	97.06	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.43%	73.52	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	95.24	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.30%	95.24	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.340	1.01	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

HOME Program Performance SNAPSHOT



Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Page 3